

**Planning and Zoning Commission  
Minutes of January 17<sup>th</sup>, 2019**

**Commissioners Present:** Chairman Hal Lawler, Richard Warren, Nick Barrera, Mark Follis, Wyatt Smith, Christina Tschappatt, Jo Ann Pitzer, Trey Kendrick and Lou Ann Martin

**Commissioners Absent:** None

**City Staff Present:** City Attorney Knox Askins, City Planner Ian Clowes, Planning Technician Chase Stewart, Planning Director Teresa Evans, City Engineer Lorenzo Wingate, and City Manager Corby Alexander

**CALL TO ORDER: (6:00pm)**

Chairman Lawler called the meeting to order at 6:00 p.m.

**ROLL CALL OF MEMBERS: (6:03pm)**

All members were present for this meeting

**Consider Approval of Meeting Minutes:**

- a) November 15<sup>th</sup>, 2018 Minutes

**Motion** by Commissioner Kendrick to approve the proposed meeting minutes

**Second** by Chairman Lawler      **Motion to approve carried**

**Ayes:** Commissioners Barrera, Follis, Smith, Tschappatt, Kendrick, Pitzer, Martin, Warren, and Chairman Lawler

**Nays:** None      **Motion to approve passes, 9-0**

**Major Development Site Plan:** Consider approval of the major development site plan #18-83000003, Domain at La Porte, an 18.02 acre multi-family development located at 3300 Bay Area Blvd.

**Questions and Answer:** Commissioner Follis had questions about clerical portions of the site plan that were answered by staff.

**Motion** by Commissioner Follis to approve Major Development Site Plan #18-83000003.

**Second** by Commissioner Warren      **Motion to approve carried**

**Ayes:** Commissioners Barrera, Follis, Smith, Tschappatt, Martin, Pitzer, Warren, Kendrick, Chairman Lawler

**Nays:** None      **Motion to approve passes, 9-0**

**5. FINAL PLAT:** Consider approval of a Final Plat for the Morgan's Landing Section 1; a single family residential development consisting of 10 lots on 4.6 acres located on Bay Area Blvd.

**6. FINAL PLAT:** Consider approval of a Final Plat for the Morgan's Landing Section 2; a single family residential development consisting of 24 lots on 6.9 acres located on Bay Area Blvd.

**7. FINAL PLAT:** Consider approval of a Final Plat for the Morgan's Landing Section 3; a single family residential development consisting of 52 lots on 16.2 acres located on Bay Area Blvd.

**8. FINAL PLAT:** Consider approval of a Final Plat for the Morgan's Landing Section 4; a single family residential development consisting of 43 lots on 11.0 acres located on Bay Area Blvd.

**9. FINAL PLAT:** Consider approval of a Final Plat for the Morgan's Landing Section 5; a single family residential development consisting of 36 lots on 7.6 acres located on Bay Area Blvd.

**10. FINAL PLAT:** Consider approval of a Final Plat for the Morgan's Landing Recreation Center/Detention; a single family residential development consisting of 2 reserves on 26.0 acres located on Bay Area Blvd.

**Staff Presentation:** City Planner Clowes presented the 6 final plats for the Morgan's Landing subdivision and stated that all 6 meet minimum requirements of Chapter 86 and Chapter 106. None of the plats will be recorded until all public infrastructure is completed and accepted by the city.

**Motion** by Commissioner Kendrick to approve Morgan's Landing Final Plats Section 1-5 and Morgan's Landing Recreation/Detention Center Final Plat.

**Second** by Commissioner Barrera      **Motion to approve carried**

**Ayes:** Commissioners Barrera, Follis, Smith, Tschappatt, Martin, Pitzer, Warren, Kendrick, Chairman Lawler

**Nays:** None      **Motion to approve passes, 9-0**

**11. PRELIMINARY PLAT:** Consider approval of a Preliminary Plat for Artesia; a single family residential development consisting of 82 patio home lots on 19.2 acres located on the east side of SH 146

**Staff Presentation:** City Planner Clowes introduced the Preliminary Plat of Artesia, an 82 lot patio home development. The development has an approved SCUP and was previously referred to as Fairmont Lakes North.

**Motion** by Commissioner Kendrick to approve the proposed Preliminary Plat for Artesia  
**Second** by Commissioner Smith **Motion to approve carried**

**Ayes:** Commissioners Barrera, Follis, Smith, Tschappatt, Martin, Pitzer, Warren, Kendrick,  
Chairman Lawler

**Nays:** None **Motion to approve passes, 9-0**

**Administrative Reports:** Staff presented the Commission with the attendance for all members over the past year. No comments were made by the Commission

**Commission Comments:** A number of the commissioners commented on how successful the meeting was and stated a desire for future development/meetings. Commissioner Follis and Chairman Lawler commented on how the commission could and should do more planning. This could be achieved through the formation of additional subcommittees to start reviewing the comprehensive plan priorities.

**Adjournment of Meeting (6:32pm)**

**Motion** to adjourn Planning and Zoning Commission meeting by Commissioner Warren  
**Second** by Commissioner Smith **Motion to adjourn carried**

**Ayes:** Commissioners Barrera, Follis, Smith, Tschappatt, Kendrick, Pitzer, Martin, Warren, and  
Chairman Lawler

**Nays:** None **Motion passes, 9-0**

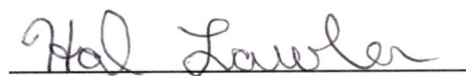
Chairman Lawler adjourned the meeting at 6:32 pm

Respectfully submitted,



Chase Stewart  
Planning Technician

Passed and Approved on Feb 21<sup>st</sup>, 2019.



Hal Lawler  
Chairman, Planning and Zoning Commission

A handwritten signature in black ink, appearing to read 'Trey Kendrick', written over a horizontal line.

Trey Kendrick

Secretary, Planning and Zoning Commission